

# Hidden Meadows Community Sponsor Group

Covering the area bordered by Escondido, 1-15, Valley Center, & Circle R  
Meeting location: The Hidden Meadows Community Center 10141 Meadow Glen Way, East

23 April 2009, at 7:00 PM

## FINAL MINUTES

RECEIVED  
MAY 06 2009

DEPARTMENT OF PLANNING  
AND LAND USE

- 1) CALL TO ORDER: Robert Frey, Chair at 7:00 PM
- 2) ROLL CALL: Quorum established: Alter, Bruemmer, Coultas, Cox and Frey. Sealey is excused due to military duty.
- 3) PLEDGE OF ALLEGIANCE TO THE FLAG OF THE UNITED STATES OF AMERICA
- 4) MINUTES

a) Approval of minutes of 26 March 2009 Approved unanimously

- 5) OPEN FORUM: None

- 6) ADMINISTRATIVE ITEMS/CORRESPONDENCE:

Coultas moved that Craig Cook would fill in as secretary for next months' meeting. Approved unanimously

- 7) PUBLIC REVIEW / ACTION ITEMS:

- a) Recommendation from the Nominating Committee for the appointment of Lauraine Brekke-Esparza as a new Sponsor Group member was put forward by Alter. Nomination was approved unanimously. See attached application.
- b) Circle P Lane -- Alter. Third review of plan to subdivide property into 10 building sites; located at intersection of Mountain Meadow Road and Circle P Lane, TM5468

Alter introduced owner Victor Roberts who explained that there were some minor changes including adding a trail easement to the project. Roberts decided to plan for 11 lots now instead of 13. Roberts explained that the County has approved the sight distances for entering Mountain Meadows Road from Circle P Lane. See letter attached. Alter moved that we accept the trail easement changes as requested. Approved unanimously

Merriam Mountains Recirculated Environmental Impact Report -- Coultas.

Continued review of Recirculated Environmental Impact Report, dated March 2009. Complete review and comments to DPLU are available on the Internet at:

<http://www.hiddenmeadows.us/hmcsg/Sponsor%20Group%20Merriam%20REIR.pdf>

Comments were restricted to REIR changes only.

Alter said that despite road widening, there were several locations that were still projected as level F conditions. He said that we also requested that road widening commitments be obtained from all city and state agencies involved before the project was allowed to start. Alter also noted that there was no provision mentioned regarding an emergency evacuation and asked that the developer provide an analysis. Additionally, he was concerned about the stated utilization of the single 2 lane road leading out of the Northern end of the development and asked for a re-evaluation of that traffic. He was concerned about additional traffic from the Mountain Meadow Road extension SC990 which was not factored in. And finally asked for a throughput analysis of the I-15 Mountain Meadow intersections.

Frey reviewed the Fire Board meeting and asked that we endorsed their position letter attached. Also the mentioned that the Deer Springs Fire Safe Council had requested that a emergency services analysis be conducted. In particular he was concerned about where the cars go after leaving the project. Asked that the Fire Boards final report is available on the Internet at:

<http://www.hiddenmeadows.us/hmcsg/Deer%20Springs%20Comment%20Letter.pdf>

Frey mentioned the complete geological report included. He reviewed the exposed boulder, blasting, ground water and a citizen expressed concern about the silica plume danger.

Coultas mentioned that the Vallecitos Water District supply assessment was old and should be reevaluated. Frey wanted to investigate grey water district. Joan Van Ingren said that the grey water had already been sold.

Frey mentioned that green solar energy and construction had not been pursued.

Coultas reviewed the section on parks and said that there was no provision for public parking at the public parks. He also suggested that the ultimate mitigation for all the mentioned environmental failures was to reduce the size of the project.

Citizen Pat Fritz suggested that the tenure of the comments should be to indicate where the report is inadequate or incomplete and we should be asking for the County to make it complete before we approve the REIR.

Frey said he was concerned about annexation of the property into the city of San Marcos.

Moved to accept the report approved unanimously with suggested minor changes by Coultas and Frey approved.

- c) Hidden Meadows Community Plan – Frey. Continued review of the Community Plan as part of DPLU General Plan project. Delayed until next meeting

#### INFORMATION ONLY ITEMS:

- d) Parks Committee – Coultas. Report on meeting with County staff

Coultas said that the important discoveries were that the population requirement was not too absolute and that a poten property could be split easily.

#### 8) ADJOURNMENT at 8:57 PM